

CITY COUNCIL, CITY OF LODI
GIE FORUM, 305 WEST PINE STREET
WEDNESDAY, JUNE 5, 1991
7:30 P.M.

ROLL CALL

Present: Council Members - Pennino, Sieglock, Snider
and Pinkerton (Mayor Pro
Tempore)

Absent: Council Members - Hinchman (Mayor)

Also Present: City Manager Peterson, Assistant City
Manager Glenn, Public Works Director Ronsko,
City Attorney McNatt, and City Clerk Reimche

INVOCATION The invocation was given by Pastor Bill Crabtree, Emanuel
Lutheran Church.

PLEDGE OF ALLEGIANCE The Pledge of Allegiance was led by Mayor Pro Tempore Pinkerton.

PRESENTATIONS There were no awards, presentations or proclamations presented at this City Council meeting.

CONSENT CALENDAR In accordance with report and recommendation of the City
Manager, Council, on motion of Council Member
Pennino, Snider second, approved the following items
hereinafter set forth on the Consent Calendar.

Agenda item E-11 entitled, "Contract award for Hutchins Street Senior Garden Project, 600 West Oak Street, Lodi" was removed from the Consent Calendar and discussed and acted upon under the Regular Calendar.

CLAIMS CC-21(a) Claims were approved in the amount of \$3,504,888.24.

MINUTES The following City Council minutes were approved as written:

- a) April 17, 1991 (Regular Meeting);
- b) April 24, 1991 (Special Meeting);
- c) May 1, 1991 (Regular Meeting), as amended;
- d) May 2, 1991 (Special Joint Meeting);
- e) May 8, 1991 (Special Joint Meeting); and
- f) May 13, 1991 (Special Joint Meeting).

Continued June 5, 1991

AMENDED CLASS SPECIFICATIONS FOR
ADMINISTRATIVE CLERK I/II AND
ADMINISTRATION CLERK III APPROVED

RESOLUTION NO. 91-95

CC-34 The City Council adopted Resolution No. 91-95 amending the
CC-300 Class Specifications for Administrative Clerk I/II and
 Administrative Clerk III.

The City Council was advised that late last year the Council authorized a classification study for clerical positions. The major portion of that study was implemented in March 1991. The final report recommends revisions to the current specifications to provide more accurate and current descriptions of the classifications, duties, and requirements.

PLANS AND SPECIFICATIONS FOR
WELL 24 PUMP AND MOTOR APPROVED

CC-12.1(b) The City Council approved the plans and specifications for
 Well 24 Pump and Motor, 640 North Stockton Street (North of
 Grape Bowl Stadium) and authorized the advertising for bids
 thereon.

This project is for the purchase and installation of pumping equipment for the new water well at 640 North Stockton Street. The equipment will include a 150-horsepower electric motor and pump capable of pumping approximately 1,750 gallons per minute.

SPECIFICATIONS APPROVED FOR
DISPOSAL OF PCB CONTAMINATED WASTE

CC-12.1(c) The City Council approved the specifications and authorized
 the advertisement for bids for disposal of Polychlorinated
 Biphenyl (PCB) contaminated waste.

The Electric Utility Department in its multi-year program to eliminate PCB contaminated oil-filled equipment has collected forty-seven (47) transformers, fifteen (15) 55-gallon drums of liquid and two (2) 55-gallon drums of solid material. This material must be disposed of in accordance with Federal and State guidelines by registered hazardous waste disposal firms.

The bid opening date has been set for Tuesday, June 25, 1991.

SPECIFICATIONS AND ADVERTISEMENT
FOR BIDS FOR JANITORIAL CONTRACT

CC-12.1(c) The City Council approved the specifications for the janitorial contract for various City facilities and authorized advertising for bids.

Janitorial duties in City Hall, the Carnegie Forum, Safety Building, Municipal Service Center, Hutchins Street Square, and Parks and Recreation offices are carried out by a contract janitorial service. Korean Professional Building Maintenance has maintained a portion of these facilities since July 1, 1984. Additional square footage and janitorial responsibilities have been added over the years as City facilities have expanded and been remodeled. Although the service that this firm has provided has been satisfactory, it was recommended that competitive bids be received at this time so that other commercial cleaning firms be able to be considered.

SPECIFICATIONS APPROVED FOR
ROCK AND SAND MATERIAL FOR
FISCAL YEAR 1991-92

CC-12.1(c) The City Council approved the specifications for rock and sand material and authorized advertisement for bids to be received Wednesday, June 19, 1991.

The City advertises for rock and sand material on an annual basis. This bid will cover rock and sand material needed during the fiscal year July 1, 1991 through June 30, 1992.

A recap of the quantities is shown below:

<u>Rock & Sand Material</u>	<u>Quantities</u>
Item No. 1	100 tons 3/4" class II aggregate
Item No. 2	300 tons concrete sand
Item No. 3	350 tons 5/16" x #10 crushed rock

SPECIFICATIONS APPROVED FOR ASPHALT
MATERIALS FOR FIRST AND SECOND QUARTERS
FOR FISCAL YEAR 1991-92

CC-12.1(c) The City Council approved the specifications for asphalt materials and authorized advertisement for bids to be received Wednesday, June 19, 1991.

The City of Lodi advertises for asphalt materials on a semi-annual basis. This bid will cover asphalt materials needed during the first and second quarters of fiscal year July 1, 1991 through December 31, 1991. A recap of the quantities is shown below:

Continued June 5, 1991

<u>Asphalt Materials</u>	<u>Quantities</u>
3/8" Asphalt Concrete	2,400 tons
1/2" Asphalt Concrete	150 tons

AWARD CONTRACT FOR TREE
WORK FOR LODI LAKE PARK

RESOLUTION NO. 91-96

CC-12(a) The City Council adopted Resolution No. 91-96 awarding the
CC-300 contract for Lodi Lake tree trimming to Asplundh, Clayton,
 California.

This project provides removal of any weak or cracked limbs, lighten over-burdened limbs and inspect all crotches for splits or rotten areas in trees. Bids were opened on May 28, 1991; 4 bids were received. The apparent low bidder was unable to furnish proof of a valid contractor's license.

<u>Name of Bidder</u>	<u>Per Hour Rate</u>
Town & Country Tree Service	\$129.40
Berndt Tree Service	71.75
Grover Landscaping	110.71
Asplundh	89.80

Note: Per hour rate includes time/materials and equipment.

CONTRACT AWARD FOR TRAFFIC
SIGNAL AND LIGHTING INSTALLATION
AT CLUFF AVENUE/VICTOR ROAD

RESOLUTION NO. 91-97

CC-12(a) The City Council adopted Resolution No. 91-97 awarding the
CC-300 contract for Traffic Signal and Lighting Installation at
 Cluff Avenue/Victor Road to Community Electric in the
 amount of \$94,899 (Base Bid + Alternate B).

This project consists of the installation of a new traffic-actuated traffic signal with left turn phases (arrows) on Highway 12 and minor pavement widening at the north side of the intersection for right turning vehicles.

Alternates A and B are two structural sections for the paving of the shoulder area. Alternate A is a structural section having asphalt concrete and aggregate base. Alternate B is a structural section having all asphalt concrete and no aggregate base. Alternate B was chosen because it is approximately \$5,000 less than Alternate A.

Plans and specifications for this project were approved by the City Council on April 3, 1991 and were approved by State of California, Department of Transportation

(Caltrans), prior to that date. The City received the following four bids for this project:

<u>Bidder</u>	<u>Location</u>	<u>Base Bid + Alternate B</u>
Engineer's Estimate		\$117,220.00
Community Electric	San Rafael	\$ 94,899.00
Steiny	Vallejo	\$ 97,092.00
Heaps	Sacramento	\$ 97,665.00
Collins Electric	Stockton	\$125,057.00

PURCHASE OF POLICE PATROL VEHICLES

RESOLUTION NO. 91-99

CC-12(d) The City Council adopted Resolution No. 91-99 authorizing
CC-300 execution of a contract for the purchase of two Ford Taurus
police patrol vehicles and approving appropriation of funds
therefore from the 12 Equipment Fund.

The Police Department currently has 18 Dodge Diplomat sedans in active service as patrol vehicles. When the City learned that the Diplomat would no longer be produced after 1989, five were purchased in 1988 for \$10,211.61 each to provide us with an adequate "reserve" of vehicles anticipated to last through fiscal year 1991-92. Three of these were put into service under the Dial-A-Ride program in November 1990 to meet that program's growing needs and to save money. As two other patrol sedans were retired, they were replaced by the remaining "reserve" units. The last available unit has now been placed into service.

In the last year, a Police Vehicle Committee, comprised of representatives of the Police and Public Works Departments, has met numerous times to recommend a replacement patrol sedan from the present makes and models in production. Of the limited selection, the Committee's recommendation at this time is the Ford Taurus at a price of \$14,000 each. After lights, siren, radio, and special safety equipment are purchased and installed, the cost per vehicle totals \$21,000. These two vehicles must be ordered now in order to meet their replacement schedule.

ACCEPTANCE OF IMPROVEMENTS UNDER STREET IMPROVEMENTS, GUILD AVENUE (LODI AVENUE TO PINE STREET) AND LODI AVENUE (680 FEET EAST OF CLUFF AVENUE TO GUILD AVENUE), CONTRACT

CC-90 The City Council accepted the improvements under the
"Street Improvements, Guild Avenue (Lodi Avenue to Pine
Street) and Lodi Avenue (680 Feet East of Cluff Avenue to
Guild Avenue)", contract and directed the Public Works

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Director to file a Notice of Completion with the County Recorder's office.

The contract was awarded to Claude C. Wood Company of Lodi on April 19, 1989, in the amount of \$111,478.00. The contract has been completed in substantial conformance with the plans and specifications approved by the City Council.

The contractor coordinated the scheduling of this project with the work being done in Griffin Industrial Park. Claude C. Wood Company was granted an extension of time because of delays and slow progress in the subdivision work. The final contract price was \$157,172.01. The difference between the contract amount and the final contract price is mainly due to increases in the street structural section due to poor soil in the subgrade. A change order was also issued to install a fence and a retaining wall along the east right-of-way of Guild Avenue.

The request to appropriate additional funds will be made at a later date.

ACCEPTANCE OF IMPROVEMENTS
UNDER THE "REMODEL OF 217 WEST
ELM STREET", CONTRACT

CC-90

The City Council accepted the improvements under the "Remodel of 217 West Elm Street", contract and directed the Public Works Director to file a Notice of Completion with the County Recorder's office.

The contract was awarded to John B. Owens of Sacramento on February 6, 1991 in the amount of \$9,775.00. The contract has been completed in substantial conformance with the plans and specifications approved by the City Council.

The contract completion date was May 29, 1991, and the actual completion date was April 19, 1991. The final contract price was \$10,345.00. The difference between the contract amount and the final contract price is mainly due to two small change orders for additional electrical and painting work.

RENEWAL OF LANDSCAPE MAINTENANCE
CONTRACT

CC-90

The City Council approved renewal of the Landscape Maintenance Contract and authorized the City Manager and City Clerk to execute the renewal of the contract for the 1991-92 fiscal year to Ireland Landscape Company, Inc. of Stockton.

Ireland Landscape Company, Inc. has maintained 42 landscaped areas within the City and White Slough during the 1990-91 fiscal year and have provided satisfactory service. In their letter dated March 18, 1991, they have

agreed to maintain the existing areas at no increase in rate for an additional 12 months, July 1, 1991 through June 30, 1992. Ireland Landscape Company, Inc. has also agreed to maintain two (2) new areas during the same period of time at the rate of \$30 each per month. The contract cost for 1991-92, including the two new areas, is \$42,293.28.

We are also requesting that by mutual consent, the City and the contractor may enter into an agreement for an annual extension of the contract, with the approval of the City Council.

MAINTENANCE AND ENERGY AGREEMENT
WITH STATE OF CALIFORNIA FOR
TRAFFIC SIGNAL AT KETTLEMAN LANE
AND MILLS AVENUE

RESOLUTION NO. 91-100

CC-7(f)
CC-90
CC-300

The City Council adopted Resolution No. 91-100 approving the maintenance and energy agreement (Cooperative Agreement No. 10-852) with the State of California Department of Transportation for the traffic signal to be installed at Kettleman Lane (Highway 12) and Mills Avenue.

The City will be installing traffic signals at Kettleman Lane and Mills Avenue using Federal-Aid Urban (FAU) funds. This agreement covers the sharing of costs for the maintenance and energy used at the signal after the project has been completed. Under this agreement, the State will furnish a California Type 170 Controller Assembly for the project. They will also pay 67% of the cost to maintain and operate the entire traffic control signal system and lighting at this intersection. The State is paying 67% because this signal will have only three legs and two of them are on Highway 12. This agreement is similar to other agreements with the State to cover the maintenance and operation of signals along Highway 12.

TRAFFIC RESOLUTION AMENDMENT -
ELM STREET WEST OF CHURCH STREET,
PARKING RESTRICTION MODIFICATION

RESOLUTION NO. 91-101

CC-48(a)
CC-300

The City Council adopted Resolution No. 91-101 amending the Traffic Resolution No. 87-163 to modify the parking restrictions on the south side of Elm Street from 72' west of Church Street to 114' west of Church Street (two parking stalls) from emergency vehicle parking to two-hour parking.

Emergency vehicle parking stalls on the south side of Elm Street were provided for use by Fire and Police Department vehicles. Some of these parking stalls were used by the Fire Prevention Department. Recently the Fire Prevention Department office was relocated from the Fire Station to

Continued June 5, 1991

Emergency vehicle parking stalls on the south side of Elm Street were provided for use by Fire and Police Department vehicles. Some of these parking stalls were used by the Fire Prevention Department. Recently the Fire Prevention Department office was relocated from the Fire Station to the City-owned building on the north side of Elm Street. Parking at this location is available on-site and at the Elm Street Parking Lot. The Elm Street Parking Lot contains 41 parking stalls for City vehicles and City employee permit parking only. Future plans are to add approximately four Fire Department only parking stalls to this lot.

Recommendation: Due to the relocation of the Fire Prevention Department office, two of the eight emergency vehicle parking stalls are no longer needed. Based on this and the need for public parking in the downtown area, staff recommended that the two emergency parking stalls be modified to two-hour parking.

COMMENTS BY CITY
COUNCIL MEMBERS

The following comments were received under the "Comments by City Council Members" segment of the agenda:

CONGRATULATIONS EXTENDED TO
NEW EXECUTIVE DIRECTOR OF COG

Council Member Pennino congratulated Barton (Bart) R. Meays, on being named the new Executive Director of the San Joaquin County Council of Governments (COG).

QUESTIONS POSED REGARDING
SCHEDULED STREET WORK PROJECTS

CC-6 Council Member Pennino indicated that he is aware that overlays are being done on certain streets in Lodi and asked the Public Works Director if like work has been scheduled for Lodi Avenue, east of the railroad tracks. The Public Works Director indicated that he will check the schedule and report back on the matter.

QUESTIONS POSED REGARDING
FAU FUNDS

CC-6 Council Member Sieglöck asked when the City is expecting to receive the next Federal-Aid Urban (FAU) funds, indicating that the City should be prepared with projects for which these funds can be expended without the need to hire a consultant to assist in the process.

"LODI DAY AT CANDLESTICK PARK"

Council Member Snider announced that "Lodi Day at Candlestick Park" will be held on Saturday, June 22, 1991 and urged the citizens of this community to attend. City Manager Peterson stated that Pacific Coast Producers are donating a bus for the event which will allow 40 members of the Lodi Boys and Girls Club to join in the fun.

CONCERNS EXPRESSED REGARDING
HOUSES AND APARTMENTS IN CERTAIN
AREAS WHICH HAVE BEEN ALLOWED
TO DETERIORATE

CC-16
CC-25

Mayor Pro Tempore Pinkerton stated that he felt something needs to be done to deal with a problem in Lodi before it gets out of hand - apartments and houses in certain areas have been allowed to deteriorate. Adding to the situation are drug problems and general blight. Mayor Pro Tempore Pinkerton stated that he is directing City staff, including the Police Department, City Manager, City Attorney and the Community Development Department to coordinate an effort to take care of the problem. Further Mayor Pro Tempore Pinkerton stated the following:

- * He would like an ordinance drafted requiring a resident manager for apartment buildings with over eight units;
- * He wants to see strict enforcement of building, housing and health codes. The City staff should contact the courts to assist in getting inspection warrants for these structures, if necessary; and
- * The City Attorney should look into ordinances used elsewhere to take care of this kind of situation.

Staff was directed to bring a report back to the City Council regarding the matter at the Regular Meeting of July 3, 1991.

COMMENTS BY THE
PUBLIC ON NON
AGENDA ITEMS

The following comments were received under the "Comments by the public on non-agenda items" segment of the agenda:

CONCERNS REGARDING NEIGHBORHOOD
(AREA OF 300 BLOCK EAST ELM)
AGAIN EXPRESSED

CC-16

Virginia Lahr, 311 East Elm Street, Lodi once again voiced concerns regarding their neighborhood. Mrs. Lahr asked what happened about the installation of their "Neighborhood Watch" signs. Council Member Pennino asked for a progress report regarding this neighborhood and the complaints that have been received.

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PUBLIC HEARINGS No public hearings were scheduled for this meeting.

PLANNING COMMISSION REPORT City Manager Peterson presented the following Planning Commission Report of the Planning Commission meetings of May 13, 1991 and May 20, 1991.

CC-35

The following actions were taken at the Planning Commission meeting of May 13, 1991

- a. Accepted the withdrawal of the request of Terry Piazza, Baumbach and Piazza, Inc., Consulting Engineers, on behalf of Daryl Geweke for approval of Tentative Parcel Map 91 P 001 to create two lots from one lot at 1150 South Beckman Road in an area zoned M-1, Light Industrial.
- b. Took the following actions on requests of the Lodi Electric Utility Department:
 - (1) took no action on Use Permit U-91-08 for a third temporary mobile office at the Municipal Service Center because the Department has decided to make this unit a permanent structure by placing it on a foundation; and
 - (2) extended until May 15, 1992 or the completion date of the unit referenced in Use Permit U-91-08, whichever occurs first, Use Permits U-86-23 and U-89-06 for temporary office structures for the Electric Utility Department at the Municipal Service Center.
- c. Determined that a "Zoning Hardship" existed and approved the request of Scott and Barbara Elliott to reduce the rear yard setback from 10 feet to 3 feet to permit an addition of a recreation room, two bedrooms and a bathroom which will connect an existing dwelling to an existing accessory building at 617 North Lincoln Avenue in an area zoned R-1*, Single-Family Residential - Eastside.
- d. Determined that a "Zoning Hardship" did not exist and denied the request of Donald Holland on behalf of Gloria Covey for a Zoning Variance to reduce the required front yard setback from 30 feet to 24 feet to permit construction of a carport at 938 West Turner Road in an area zoned R-1, Single-Family Residential.
- e. Continued until June 10, 1991 consideration of the request of Industrial Way Developers for a Use Permit to construct a 1260 square foot living unit for a resident manager in existing Building 2 of the proposed AA Mini Storage complex at 1025 Industrial Way in an area zoned M-1, Light

Industrial because no one was present to represent the applicant.

- f. Determined that the neighborhood condition constituted a "Zoning Hardship" and approved the request of Floyd Liner for a Zoning Variance to increase the allowable height of an accessory building from 12 feet to 16 feet at 423 Forrest Avenue in an area zoned R-1*, Single-Family Residential - Eastside.
- g. Placed on the agenda of June 10, 1991 a discussion with Valley Cinemas Inc. concerning the proposed remodeling and renovation of the Sunset Theater.
- h. Set a public hearing for 7:30 p.m., Monday, June 10, 1991 to consider the request of Marlon DeGrandmont for a Use Permit to place pool tables in an existing restaurant at 1321 Lakewood Mall in an area zoned C-S, Commercial Shopping.
- i. Adjourned until 4:30 p.m., Monday, May 20, 1991 to consider the request of Terry Piazza, Baumbach and Piazza, Inc. on behalf of Century Park Investors for approval of Century Park, Unit No. 3, a resubdivision of Lots 6 through 16 of Century Park, Unit No. 2 at 2041 South Cherokee Lane in an area zoned P-D(19), Planned Development District No. 19.

The following actions were taken at the Planning Commission meeting of May 20, 1991.

- a. Conditionally approved the request of Terry Piazza, Baumbach and Piazza, Inc. Consulting Engineers on behalf of Century Park Investors for a Tentative Subdivision Map of Century Park Unit No. 3, a resubdivision of Lots 4 through 16 of Century Park Unit No. 2 at 2041 South Cherokee Lane in an area zoned P-D(19), Planned Development District No. 19.

COMMUNICATIONS
(CITY CLERK)

CLAIMS CC-4(c) On motion of Council Member Sieglock, Pennino second, the City Council denied the following claims and referred them back to the City's Contract Administrator, Insurance Consulting Associates, Inc.:

- a) Paul Buckley, Date of loss 4/28/91; and
- b) Edwin Habeeb, Date of loss 3/31/91.

ACTION ON CONCURRENCE ON APPOINTMENTS
AND REAPPOINTMENTS TO VARIOUS CITY BOARDS
AND COMMISSIONS DEFERRED

CC-2 On motion of Council Member Snider, Pinkerton second, the City Council deferred taking action regarding the

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concurrence of appointments and reappointments by Mayor David Hinchman to various City of Lodi Boards and Commissions until the Mayor has returned from vacation.

PUBLIC HEARING SET REGARDING
NOTICE OF PUBLIC NUISANCE AND
ORDER TO ABATE - 317 HILBORN
STREET, LODI

CC-24(b) City Clerk Reimche presented a letter of appeal which had been received from Asman P. Khan regarding Notice of Public Nuisance and Order to Abate issued by James H. Siemers, Code Enforcement Officer, Community Development Department, for the property located at 317 Hilborn Street, Lodi.

On motion of Council Member Pennino, Pinkerton second, the matter was set for Public Hearing on July 3, 1991.

LETTER RECEIVED REPORTING A
TRAFFIC PROBLEM IN THE AREA OF
458 ALMOND DRIVE, LODI

CC-45(a) City Clerk Reimche presented the following letter which had
CC-48(a) been received from Mrs. Carmelita Pineda, 458 Almond Drive:

I wrote you a letter dated February 12, 1991 to bring your attention about the hazard condition each time we back out of our drive-way.

Last May 5, 1991, I failed to see a vehicle coming as a result I hit it while backing out of my drive-way. I have a police file #91-5075 investigated by Police Officer Terry Martin. I had the car estimated and it will cost close to \$2,000.00 dollars to repair.

According to the commissioner's meeting we attended, there were funds appropriated for road improvement on Almond Drive in June 1992. I hope you'll use those funds to improve the road this year for I cannot afford to risk my life while waiting patiently for another year. If this is not at all possible, please rectify the situation.

I hope you'll find it in your heart to find a solution to this problem.

Mrs. Carmelita Pineda

The City Council was reminded that at its meeting of April 17, 1991, Mrs. Pineda addressed the City Council regarding frontage improvements in the area of 452 and 458 Almond Drive, Lodi. The City Council was advised at that time by staff that this street improvement project has been shown on the five-year Capital Improvement Program with funding for the curb and gutter tentatively shown in the 1991/92 and an overlay in 1992/93. Mrs. Pineda at that meeting indicated that the property owners of both parcels would be

willing to offer to dedicate the right-of-way. No formal action was taken by the Council on the matter.

PUC APPLICATION

CC-7(f)

City Clerk Reimche presented Application No. 91-05-016 of the Pacific Gas and Electric Company filed with the Public Utilities Commission requesting authority to increase its electric and gas rates. As requested the City Clerk will provide the City Council with additional information regarding Pacific Gas and Electric Company applications to increase rates when the information is received from the Public Utilities Commission.

REGULAR CALENDAR

AWARD HUTCHINS STREET SENIOR
GARDEN PROJECT, 600 WEST
OAK STREET

RESOLUTION NO. 91-98

CC-12(a)
CC-300

The City Council was advised that the Hutchins Street Senior Garden Project, 600 West Oak Street, Lodi will consist of constructing a walled patio space which will feature raised concrete planters for senior gardening.

Community Development Block Grant funds will be used to pay for this construction.

Bids were opened on May 29, 1991 and staff needs additional time to review the bids. An explanation and a more detailed presentation will be made during the Council meeting.

Plans and specifications for this project were approved on April 17, 1991. The City received the following six bids for this project:

<u>Bidder</u>	<u>Location</u>	<u>Bid</u>
Engineer's Estimate		\$65,000.00
Don Hughes Construction	Stockton	\$64,854.00
Neth Construction	Stockton	\$69,469.00
Diede Construction	Woodbridge	\$69,486.00
F&H Construction	Stockton	\$72,468.00
McDonald Glenn Company	Manteca	\$81,105.00
Case Construction	Lodi	\$82,889.00

Following discussion with questions being directed to staff, Council, on motion of Council Member Pennino, Sieglock second, adopted Resolution No. 91-98 awarding the contract for Hutchins Street Senior Garden Project, 600 West Oak Street to Don H. Hughes Construction in the amount of \$64,854.00. The City Council also waived bidding informalities which in this instance included the submittal with the sealed bids of the Contractor's Statement of Experience and Financial Condition. (This item was removed from the Consent Calendar and discussed and acted upon under the Regular Calendar.)

FENCE REPLACEMENT ON HAM LANE
BETWEEN KETTLEMAN LANE AND
CARDINAL STREET

CC-6

Last November, the property owners along the east side of Ham Lane between Kettleman Lane and Cardinal Street submitted a petition to the City Council. This petition asked the City to participate in the replacement of the existing wood fence along Ham Lane. The wood fence is in need of repair and the owners feel a continuous block wall would provide a sound barrier and present a nicer appearance along the street.

Ken Gini, one of the property owners, has been working with the Public Works staff to come up with an acceptable replacement. It was decided that a 7' high split face block wall would provide the appearance and the graffiti resistance that both parties wanted. A new block wall would be built in the street right-of-way and would be maintained by the City. Maintenance of the existing fence is the responsibility of the owners.

A second petition was circulated and all the owners agreed to the choice of a 7' high split face block wall. All but three of the owners also agreed to contribute money toward this project. The property owners have agreed to pay \$8,550. It will cost approximately \$60,000 to remove the existing fence and replace it with the proposed split face block wall.

Street funds can be used for this project. If the City Council wants to consider the project, the Public Works Department recommended that it be included on next year's street capital improvement project list showing participation from the property owners. The Council will then be able to evaluate this project along with the other priority street projects. The street capital improvement program (CIP) will be presented to the City Council in August of this year.

Addressing the City Council on behalf of those signing the petition was Ken Gini, 1233 South Sunset Drive, Lodi who responded to questions regarding the matter as were posed by members of the Lodi City Council.

On motion of Council Member Snider, Pennino second, the City Council directed that this request be considered at the time next year's capital improvement projects are reviewed.

REQUEST BY PARKVIEW TERRACE
HOMEOWNER'S ASSOCIATION TO INSTALL
AND MAINTAIN (AT ASSOCIATION'S EXPENSE)
A SELF-LOCKING ACCESS GATE BETWEEN
PARKVIEW TERRACE SUBDIVISION AND HENRY GLAVES
PARK DENIED

CC-6
CC-16
CC-27(c)

Council Member Snider asked to abstain from discussion and voting on this matter because of a possible conflict of interest.

Mr. Karl Greenlee, President of the Parkview Terrace Homeowners' Association, approached the City Council on April 3, 1991, to make a formal request to install/maintain a self-locking access gate between Parkview Terrace subdivision and Glaves Park. The Council referred Mr. Greenlee to the Parks and Recreation Commission for consideration of this request.

At the May 7, 1991 Parks and Recreation Commission meeting, Mr. Greenlee appeared before the Commission and made his request. After lengthy discussion about agreements, liabilities, locking and unlocking the gate during the water storage, etc., the Commission voted 4-0 to recommend that the Parkview Terrace residents be allowed access between Parkview Terrace subdivision and Glaves Park. Installation, maintenance and appropriate insurance will be at the homeowners' association's expense.

Both Parks and Recreation Director Williamson and Karl Greenlee, President of the Parkview Terrace Homeowners' Association appeared before the City Council regarding the matter and responded to questions as were posed by the City Council.

On motion of Council Member Pennino, Sieglock second, the City Council denied the request by the Parkview Terrace Homeowner's Association to install and maintain (at association's expense) a self-locking access gate between Parkview Terrace Subdivision and Henry Glaves Park. The motion carried by the following vote:

Ayes: Council Members - Pennino, Pinkerton, and Sieglock

Noes: Council Members - None

Abstain: Council Members - Snider

Absent: Council Members - Hinchman

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CONTRACT FOR DIAL-A-RIDE AMENDED

RESOLUTION NO. 91-102

CC-50(b)

Assistant City Manager Glenn reviewed a proposal to amend the contract for Dial-A-Ride that he had received from Ray Neel, owner of the City Cab Company. In order to retain his drivers, some sort of medical insurance program is a necessary, according to Mr. Glenn.

Mr. Glenn indicated that he could not recommend a built-in cost of living increase in perpetuity for his drivers, but felt a 5% cost of living adjustment in July 1991 is appropriate.

Other costs likewise have increased so a rate increase is not out of order. In order to provide a 5% salary increase and provide the medical insurance program and cover additional costs, a \$.25 per ride increase will provide sufficient funds.

The City's 1991-92 TDA claim will include funds for the requested telephone system.

The vehicles Mr. Neel is suggesting are not presently being manufactured. Mr. Callahan of the City's staff is working with Mr. Neel on the best choice of vehicles to purchase. The City will include funds in its 1991-92 claim to cover the purchase of additional vehicles.

Council was respectfully requested to authorize this increase in reimbursement. The County has been alerted and an amendment to the agreement with the County to reflect this additional cost will be forthcoming.

Discussion followed with questions being directed to Mr. Glenn.

On motion of Council Member Sieglock, Snider second, the City Council adopted Resolution No. 91-102 authorizing the City Manager and City Clerk to execute an amendment to the City's Dial-A-Ride agreement with City Cab Company. This amendment will increase the reimbursement rate for in-town fares from \$3.25 to \$3.50 and from \$3.75 to \$4.00 for county areas.

PURCHASE OF ELECTRONIC METER
READING SYSTEM

RESOLUTION NO. 91-103

CC-12(d)
CC-300

As was presented at the Council Shirtsleeve Session on May 21, 1991, the 1990-91 Budget contains an appropriation of \$43,790 for the purchase of an electronic meter reading system including hardware, software, training, maintenance and support. This system will be used by the Finance Department to increase efficiency and accuracy in the areas of meter reading and billing.

This project was budgeted in the 1989-90 Budget but was placed on hold pending the change in the City's computer system. The conversion to the AS-400 has begun, and the purchase of this system is now appropriate.

Four vendors responded to the "Request for Proposal" (RFP). A committee was formed to analyze the information received from the vendors. An Evaluation Summary was formulated based upon the specifications required by the City.

All proposals were evaluated based upon responses to the RFP and upon follow-up questions posed to the vendors and their clients. Telephone calls were also made to other utilities which have installed these systems.

The electronic meter reading system receiving the highest evaluation rating was Itron Corporation. Staff rated the Itron system higher than the other vendors in all of the following areas: Vendor, Hardware, Software, Implementation and Training, Maintenance and Support and Management Reporting.

Itron demonstrated the highest conformance with the City's RFP. Itron is a utility oriented firm with an extensive client list and 65 percent of the market for electronic meter reading systems. The hand-held device for this system is designed with the Meter Reader in mind. Single key entry of information is emphasized which eliminates the need to memorize any codes. Itron is the only vendor that employs two levels of validity checks on meter readings. This firm has established an excellent reputation for implementation and training as well as maintenance and support after the purchase. The Itron devices are the most easily adapted for future expansion and enhancement to the City's existing meter reading system.

An Annual Cost Savings and Payback Time Frame as listed below was submitted for Council review to assist in the cost justification process for the electronic meter reading system. The PC and printer purchase from IBM Corporation is a separate cost. This purchase from IBM Corporation is

Continued June 5, 1991

in line with the objective of standardizing the computer equipment in the Finance Department.

CITY OF LODI
ELECTRONIC METER READING SYSTEM
ANNUAL COST SAVINGS AND PAYBACK TIME FRAME

I. Annual Cost Savings:

. Purchase and Printing of Meter Reading Documents	\$ 1,080
. Data Entry and Editing	14,311
. Storage of Meter Reading Documents	180
. Elimination of Rereads	6,510
. Customer Accounting/Services	<u>21,708</u>
Total Annual Cost Savings	<u>\$43,789</u>

II. Payback Time Frame:

Using 75% of the \$43,789 Total Cost Savings Figure - \$32,842

\$38,023 - \$32,842 = 14 Months

System Cost	Annual Cost Savings	Payback Time Frame
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NOTE: Does not include the one-time cost savings for read-to-bill time reduction.

The City Council, on motion of Council Member Pennino, Pinkerton second, adopted Resolution No. 91-103 authorizing the purchase of:

1. The electronic meter reading system from Itron Corporation for the amount of \$38,023; and
2. The associated costs of a personal computer (PC) and printer from IBM Corporation for the amount of \$5,500 (\$4,550 for the PC and \$950 for the printer).

ACTION DEFERRED ON REVIEW OF
PROPOSAL FOR CITY NEWSLETTER

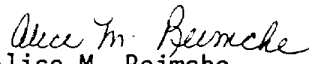
CC-6 The City Council deferred until the next City Council meeting review of the proposal for the publication of a bi-monthly City newsletter.

1991-92 OPERATING BUDGET

CC-21(b) The City Council chose not to continue its review of the 1991-92 Operating Budget at this meeting.

ADJOURNMENT There being no further business to come before the City Council, Mayor Pro Tempore Pinkerton adjourned the meeting at approximately 8:35 p.m.

ATTEST:


Alice M. Reimche
City Clerk